



Upper Coomera, 3 Macdonald Avenue

Elevated Living on 662sqm in a Tranquil Location

Discover this beautiful home situated on 662sqm of elevated, easement-free land in a quiet street with convenient walking tracks providing access to all local amenities. This property boasts 4 spacious bedrooms, 2 bathrooms, and 2 living areas, complete with a double lock-up garage.

The seller is motivated to move quickly, with a "All Written Offers Submitted" pricing strategy from day one. Don't miss the opportunity to make this beautiful property your new home. Act fast and secure the keys to your future!

Currently tenanted until 7th of September 2024 at \$690 a week

Key Features:

- * 4 Generous Bedrooms: All with ceiling fans and built-in robes.
- * 2 Bathrooms: Includes a master ensuite and a main bathroom with a separate bath.

4 2 2

For Sale

All Written Offers Submitted

View

ljhooker.com.au/42SFGTJ

Contact

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LJ Hooker

Disclaimer: All information contained therein is gathered from relevant third parties sources.

We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

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(07) 5585 7888

- * 2 Living Areas: Perfect for family gatherings and relaxation.
- * Open planed Kitchen: Features stone bench tops.
- * Double Lock-Up Garage: Provides secure parking.
- * Split System Air Conditioning: Ensures comfort year-round.
- * Covered Alfresco Area: Ideal for outdoor entertaining.
- * Large, Fully-Fenced Rear Yard: Features a rock wall and ample space for gardening, kids' play, and pets.
- * Quiet Position: Enjoy peace and tranquillity.

Additional Highlights:

- * Tiled Flooring: In the family/dining room for easy maintenance.
- * Carpeted Bedrooms and Living Room: Adds warmth and comfort.
- * Internal Access to Garage: For added convenience.
- * Separate Laundry Room: Enhances functionality.

Prime Location:

- * Proximity to Amenities: Close to public transport, schools, cafes, childcare centres, shopping hubs, and entertainment options.
- * Nearby Shopping: Westfield Coomera is just 5 minutes away.
- * Excellent Connectivity: Positioned 3 minutes from the M1 exit (Exit 54), offering less than 40 minutes to Brisbane City and less than 30 minutes to Surfers Paradise.
- * Airports: Both Brisbane International Airport and Coolangatta International Airport are under an hour away.
- * Coomera Train Station: A 5-minute drive away, with light rail connections extending from the Sunshine Coast to Broadbeach.

Disclaimer: Photos are not current and being used as a guide to condition and layout

Important Note:

While every effort has been made to ensure accuracy, LJ Hooker Coomera will not be liable for any errors in typing or information. All details are deemed correct at the time of printing.

More About this Property

Property ID	42SFGTJ
Property Type	House
Land Area	662 m²
Including	Ensuite Air Conditioning Dishwasher Outdoor Entertaining Built-in-Robes Secure Parking Remote Garage

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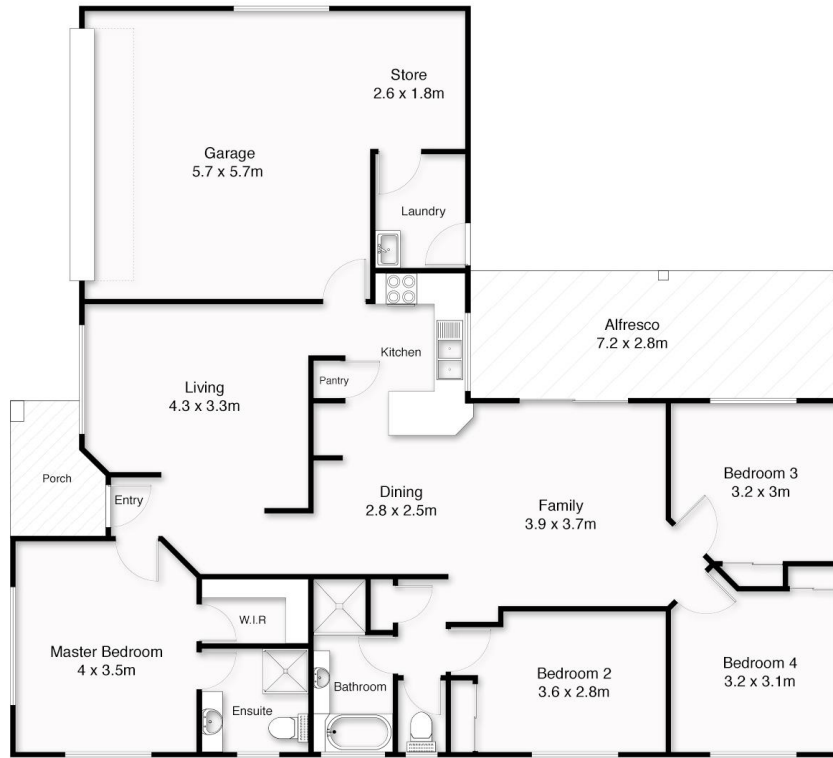
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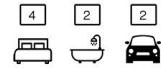


Total approximate floor area: 190m²

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Solutions Gold Coast

3 Macdonald Avenue, Upper Coomera

While every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for error, omission or misstatement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser.



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